

013.0

0002

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

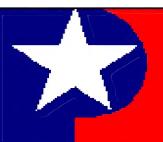
954,800 / 954,800

USE VALUE:

954,800 / 954,800

ASSESSED:

954,800 / 954,800


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
5-7		MARY ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: LOGAN ELISABETH A	
Owner 2:	
Owner 3:	

Street 1: 7 MARY ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION			
This parcel contains 5,167 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1927, having primarily Vinyl Exterior and 2653 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrrms.			

OTHER ASSESSMENTS	Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		5167		Sq. Ft.	Site		0	80.	1.11	1									460,008						460,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	5167.000	490,100	4,700	460,000	954,800		10053
							GIS Ref
							GIS Ref
							Insp Date
							02/02/09

1 of 1

Residential

ARDINGTON

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USE VALUE:

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ASSESSED:

954,800 / 954,800

!1248!	Parcel ID 013.0-0002-0002.0	
PRINT		
Date 12/10/20		
Time 16:54:04		
LAST REV		
Date 12/04/19		
Time 14:32:49		
jorourke		
1248		
ASR Map:		
Fact Dist:		
Reval Dist:		
Year:		
LandReason:		
BldReason:		
CivilDistrict:		
Ratio:		

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LOGAN ELISABETH	27764-461		10/14/1997	Family		No	No	A	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/31/2018	1069	Porch	17,500	C				replace rear deck
7/21/2010	862	Manual	7,500					REPL FRT STAIRS

ACTIVITY INFORMATION

Date	Result	By	Name
2/2/2009	Meas/Inspect	189	PATRIOT
10/4/1999	Mailer Sent		
10/4/1999	Left Notice	163	PATRIOT
10/1/1981		TF	

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION						BATH FEATURES						COMMENTS						SKETCH								
Type:	13 - Multi-Garden		Full Bath:	2	Rating:	Average		OF=BMT SINK.																		
Sty Ht:	2A - 2 Sty +Attic		A Bath:	Rating:																						
(Liv) Units:	2	Total:	2	3/4 Bath:	Rating:																					
Foundation:	2 - Conc. Block		A 3QBth:	Rating:																						
Frame:	1 - Wood		1/2 Bath:	Rating:																						
Prime Wall:	4 - Vinyl		A HBth:	Rating:																						
Sec Wall:			OthrFix:	1	Rating:	Average																				
Roof Struct:	1 - Gable		OTHER FEATURES																							
Roof Cover:	1 - Asphalt Shgl		Kits:	2	Rating:	Average																				
Color:	CREAM		A Kits:	Rating:																						
View / Desir:			Fpl:	1	Rating:	Average																				
GENERAL INFORMATION						WSFlue:	Rating:																			
Grade:	C - Average		CONDOS INFORMATION																							
Year Blt:	1927	Eff Yr Blt:							Location:																	
Alt LUC:			Total Units:																							
Jurisdct:	G12		Floor:																							
Const Mod:							% Own:																			
Lump Sum Adj:							Name:																			
INTERIOR INFORMATION						DEPRECIATION						REMODELING						RES BREAKDOWN								
Avg Ht/FL:	STD		Phys Cond:	AG - Avg-Good	26.	%	Exterior:			No Unit	RMS	BRS	FL													
Prim Int Wall:	2 - Plaster		Functional:			%	Interior:			2	5	2														
Sec Int Wall:		%	Economic:			%	Additions:																			
Partition:	T - Typical		Special:			%	Kitchen:																			
Prim Floors:	3 - Hardwood		Override:			%	Baths:																			
Sec Floors:	4 - Carpet	20%	Total:	26.4		%	Plumbing:																			
Bsmnt Flr:	12 - Concrete		Basic \$ / SQ:	170.00			Electric:																			
Subfloor:			Size Adj.:	1.05478024			Heating:																			
Bsmnt Gar:			Const Adj.:	0.97806144			General:																			
Electric:	3 - Typical		Adj \$ / SQ:	175.379			Totals	2	10	4																
Insulation:	2 - Typical		Other Features:	111000																						
Int vs Ext:	S		Grade Factor:	1.00																						
Heat Fuel:	2 - Gas		NBHD Inf:	1.00000000																						
Heat Type:	5 - Steam		NBHD Mod:																							
# Heat Sys:	2		LUC Factor:	1.00																						
% Heated:	100		Adj Total:	665892																						
Solar HW:	NO		Depreciation:	175796			Juris. Factor:	1.00		Before Depr:	175.38															
% Com Wall:		% Sprinkled:	Deprecated Total:	490097			Special Features:	0		Val/Su Net:	111.74															
							Final Total:	490100		Val/Su SzAd:	188.94															
MOBILE HOME						Make:			Model:			Serial #:			Year:			Color:								
SPEC FEATURES/YARD ITEMS						PARCEL ID 013.0-0002-0002.0												IMAGE								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value									
3	Garage	D	Y		1 18X20	A	AV	1927		21.94	T	40	104			4,700		4,700								
More: N						Total Yard Items:			4,700		Total Special Features:							Total:	4,700		AssessPro Patriot Properties, Inc					